

Single Family Residence **RESIDENTIAL**

7190 RUTLAND AVE

RIVERSIDE, CA 92503

\$464,465 TopHap Estimate · \$414 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,123 ft²

LIVING AREA

0.12 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$464K

\$430K low

\$498K high

Last Sale

\$260,000 · Feb 17, 2015

Est. Owner Equity

\$155,131

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$3,812 (2025)
Assessed Value	\$318,723
Previous Assessed	\$312,474
Assessor Market Value	\$380,790

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.12
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 12, 2015	Resale	Grant Deed	\$260,000	\$232	\$247K
Oct 15, 2014	Financing	Intrafamily Transfer			\$196K
May 31, 2013	Quitclaim	Quit Claim Transfer			
Mar 24, 2010	Resale	Grant Deed	\$138,000	\$123	\$136K
Oct 31, 2002	Resale	Grant Deed	\$185,000	\$165	\$125K
Jan 14, 2000	Resale	Grant Deed	\$128,000	\$114	\$115K
Mar 1, 1989	Resale	Grant Deed	\$105,000	\$93	\$105K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Terrace Elementary School	Elementary	KG–5	0.6 mi
Norte Vista High School	High	9–12	0.7 mi
Loma Vista Middle School	Middle	6–8	2.1 mi

District: Alvord Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
--------------------------------------	---	---	--	-------------------------------------	------------------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	----------------